

Before the Board of Zoning Adjustment, D. C.

PUBLIC HEARING—March 17, 1965

Appeal #8095 Alfio Launi, appellant,

The Zoning Administrator District of Columbia, appellee.

On motion duly made, seconded and unanimously carried the following Order was entered on March 24, 1965:

**ORDERED:**

That the appeal to change a nonconforming use from an office to appliance sales and service at 719 F Street, N.E., lot 70, square 892, be conditionally granted.

From the records and the evidence adduced at the hearing, the Board finds the following facts:

- (1) Appellant's lot has a frontage of 18.5 feet on F Street and a depth of 41 feet. The lot is improved with a small one-story building which was used as a newspaper substation.
- (2) Appellant's operation will consist of the sale of household appliances and the repair thereof. He will require the use of several trucks in this operation which will have to be parked elsewhere at night as there is no space on the lot to park them. The operation will require only one employee.
- (3) The Capitol Hill Southeast Citizens Association opposes the appeal. There was no one present at the hearing in opposition.

**OPINION:**

We are of the opinion that the proposed use, as was the case in the previous use, is not a neighborhood facility, but due to the limited scope of the operation proposed should not be objectionable in this residential area. We are further of the opinion that the new use will not affect adversely the present character or future development of the neighborhood in accordance with these regulations and the Comprehensive Plan for the District of Columbia.

This Order shall be subject to the following condition:

- (a) No gas tube or neon tube displays shall be located on the outside of the building, nor shall any such displays, if placed inside the building, be visible from the outside of the structure.